

SNAPSHOT of HOME Program Performance--As of 03/31/10
State Participating Jurisdictions



Participating Jurisdiction (PJ): **Tennessee**

PJ's Total HOME Allocation Received: **\$271,158,658**

PJ Since (FY): **1992**

Category	PJ	National Average	National Rank*
Program Progress:			
% of Funds Committed	91.54 %	91.11 %	32
% of Funds Disbursed	89.17 %	84.92 %	15
Leveraging Ratio for Rental Activities	1.21	4.31	47
% of Completed Rental Disbursements to All Rental Commitments**	100 %	94.18 %	1
% of Completed CHDO Disbursements to All CHDO Reservations**	87.33 %	81.43 %	18
Low-Income Benefit:			
% of 0-50% AMI Renters to All Renters	82.91 %	80.52 %	30
% of 0-30% AMI Renters to All Renters**	50.06 %	37.53 %	12
Lease-Up:			
% of Occupied Rental Units to All Completed Rental Units**	98.68 %	98.95 %	41
Overall Ranking:			32 / 51 PJs
HOME Cost Per Unit and Number of Completed Units:			
Rental Unit	\$29,612	\$28,299	1,586 Units 22.5 %
Homebuyer Unit	\$18,683	\$13,291	907 Units 12.9 %
Homeowner-Rehab Unit	\$33,759	\$20,609	4,563 Units 64.7 %
TBRA Unit	\$0	\$3,060	0 Units 0 %

* - The National Rank compares the 51 state HOME PJs within the nation, including Puerto Rico but, excluding Washington DC and Insular Areas. A rank of 1 is the highest; a rank of 51 is the lowest.

** - This category is double-weighted in the National Overall Ranking.

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Tennessee TN

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$60,556	\$99,186	\$35,651
State:*	\$41,220	\$73,433	\$32,771
National:**	\$96,090	\$75,663	\$23,585

CHDO Operating Expenses:
(% of allocation)

PJ: 0.7 %
National Avg: 1.2 %

R.S. Means Cost Index: 0.79

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	73.5	72.9	76.4	0.0
Black/African American:	24.8	22.5	23.2	0.0
Asian:	0.0	0.8	0.0	0.0
American Indian/Alaska Native:	0.3	0.6	0.0	0.0
Native Hawaiian/Pacific Islander:	0.1	0.1	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.2	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.1	0.0

ETHNICITY:

Hispanic	1.3	3.0	0.2	0.0
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HOUSEHOLD SIZE:

1 Person:	51.4	33.7	43.8	0.0
2 Persons:	16.6	25.9	26.4	0.0
3 Persons:	17.1	20.9	13.3	0.0
4 Persons:	9.8	11.8	8.9	0.0
5 Persons:	4.0	4.9	4.4	0.0
6 Persons:	0.8	2.0	1.9	0.0
7 Persons:	0.1	0.6	0.9	0.0
8 or more Persons:	0.1	0.2	0.4	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	35.9	36.1	14.8	0.0
Elderly:	23.8	5.7	54.3	0.0
Related/Single Parent:	22.7	27.6	12.2	0.0
Related/Two Parent:	11.4	20.7	12.6	0.0
Other:	6.1	9.9	4.9	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	16.7	0.7 [#]
HOME TBRA:	0.3	
Other:	22.5	
No Assistance:	60.6	

of Section 504 Compliant Units / Completed Units Since 2001 186

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

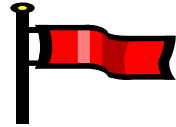
Page 2



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 State Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tennessee State: TN

Summary: 1 / Of the 5 Indicators are Red Flags Overall Rank: 32

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 93.49%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 75.11%	87.33	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	82.91	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 98.70%	98.68	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.890	1.79	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

HOME Program Performance SNAPSHOT



Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

— HOME PROGRAM —
OVERALL RANKING - 3Q03 to 4Q09

State Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tennessee

